



**CODE  
COMPLIANCE  
BOARD**

**Gary Kuhl**  
**Chairman**

**Janey Anderson**  
**Dale Blanton**  
**Linda Dillon**  
**Art Pyle**

**Brian McNoldy**  
**(Alternate)**

**CORRECTED MINUTES  
CODE COMPLIANCE BOARD  
LOG CABIN 640 NE 114th Street, Biscayne Park, FL  
Monday, June 12, 2017 at 7:00pm**

**1. CALL TO ORDER**

The meeting was called to order at 7:00 PM.

**2. ROLL CALL**

Gary Kuhl – Chair – Present  
Janey Anderson – Present  
Dale Blanton – Present  
Linda Dillon – Present  
Art Pyle – Present  
Brian McNoldy – Alternate – Present

Also in attendance: Elizabeth Pinero – Code Officer  
Krishan Manners – Village Manager

**3. ADDITIONS, DELETIONS OR WITHDRAWALS TO ORDER OF BUSINESS**

Chairman, Gary Kuhl, added items for discussion to be considered at the end of the meeting: format of agenda, distribution of back up material, courtesy notices and Janey Anderson's absence from last month. Elizabeth indicated item 7d should be 7f.

**4. APPROVAL OF MINUTES**

a. Approval of May 08<sup>th</sup>, 2017, minutes deferred to July 10<sup>th</sup> meeting.

**5. NEW BUSINESS**

- a. Evangelos Sampanidis, 741 NE 111 St, Biscayne Park, FL 33161, Case #EEN17-0396 – second violation – Parking on grass - Dale Blanton made a motion, second by Janey Anderson, to find the property not in compliance, \$50 fine and \$10/day additional fine if not in compliance. Motion carried 5/0.
- b. Alejandro Garcia & w Gwendolyn Withers, 1020 NE 120 St, Biscayne park FL 33161 - Case # EEN17-0237 - Permit Violation - house painted after permit expired and doors painted in non-approved color - Dale Blanton made a motion, second by Linda Dillon, to find the property not in compliance - \$25 fine with additional fine of \$5/day if new permit is not pulled and door colors are not approved by P&Z by July 10<sup>th</sup>. Motion carried 4/1, Gary Kuhl voted no.



- c. Alejandro Garcia & w Gwendolyn Withers, 1020 NE 120 St, Biscayne park Fl 33161 - Case # EEN17-0238 - Fence painted – one side wood other side chain link Janey Anderson made a motion to find the property not in compliance, a \$50 fine, and an additional fine of \$10/day if not in compliance within 7 days. Motion died for lack of a second. The property owner indicated he planned to remove the wood fence. Gary Kuhl made a motion, second by Janey Anderson, to find the property not in compliance, a \$25 fine and an additional fine of \$5/day if not in compliance within 7 days. Motion carried 5/0. The homeowner was reminded that a demolition permit is required to remove the fence.

**6. OLD BUSINESS**

None

**7. FINE REDUCTION REQUEST AND/OR OTHER REQUESTS FOR RECONSIDERATION**

- a. Federal Home Loan Mortgage, 11841-43 NE 12 Ct, Biscayne Park, Fl 33161  
All other orders of enforcement verified – Total fines \$209,120.50. Proposed offer of \$5,000. Code Officer Elizabeth Pinero outlined the types of violations. There is still one violation regarding the roof (needs to be cleaned) therefore the fine request could not be addressed at this meeting. A special meeting can be scheduled once the property is in compliance.
- b. Carrera USA, LLC / Mike Hazemans, 940 NE 120 St, Biscayne Park, Fl 33161 Fine 13,410 – Offer for \$500 – There is a pending sale - Order of enforcement #4-09-1261 was found in street file- no support documents found- requested to close the order of enforcement. Gary Kuhl made a motion, second by Janey Anderson, that this matter be tabled to verify whether or not a lien was filed with the County. Motion carried 5/0.
- c. Meaghan A McNulty , 720 NE 121 St, Biscayne Park, Fl 33161  
Administrative Citation- Trash Can Left Out: Case # EEN17-0429 – resident requested to be heard and attended meeting to express her concerns which included not only the \$25 fine but also the posting of the violation on the front door. Chairman, Gary Kuhl, addressed her concerns. The fine is to be paid within 10 days.
- d. 10921 NE 9 CT LLC, 10921 NE 9 Ct, Biscayne Park, Fl 33161  
Administrative Citation- Parking on Grass: Case # EEN17-0455 – Resident explained he was disabled and he had received food delivery. Dale Blanton made a motion, second by Linda Dillon, that a violation had occurred but to waive/rescind the \$25 fine. Motion carried 5/0.
- e. 10921 NE 9 CT LLC, 10921 NE 9 Ct, Biscayne Park, Fl 33161  
Administrative Citation-Trash Can Left Out: Case # EEN17-0456 – Resident presented his side of the case. Dale Blanton made a motion, second by Janey



## *The Village of Biscayne Park*

640 NE 114<sup>th</sup> St., Biscayne Park, FL 33161

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Anderson, that a violation occurred and the fine of \$25 was to remain. Motion carried 4/1. Art Pyle voted no.

- f. 11222 N.E. 11 Place – Case# EEN17-0205 – Property Owner Matthew Kaminsky requested to present his case regarding the violation received for the trailer parked next to his house. Chairman Kuhl indicated there were a number of options in order to come into compliance. He also indicated that the Board could not make this decision. After lengthy back and forth discussion, Gary made a motion, second by Janey Anderson, that within 14 days Mr. Kaminsky either apply for a fence permit, put in a high enough hedge to conceal the trailer, relocate the trailer or find some other satisfactory solution whereby he would come into compliance. Motion carried 5/0. The Village Manager also offered to meet with Mr. Kaminski to assist him with this matter.

### **8. ADDITIONAL DISCUSSION**

Although not on the agenda, resident Darly Lynn of 11801 N.E. 11 Place, asked to be heard regarding the citation she received without a prior courtesy notice. Chairman Gary Kuhl addressed her concerns. Linda Dillon made a motion, second by Art Pyle to accept the May 8, 2017, absence of Janey Anderson. Motion carried.

Chairman Kuhl reviewed the agenda format and asked that fine reduction items be placed at the end of the agenda. Several Board members asked that the agenda and backup documents be received as soon as possible to provide ample time for review. Dale Blanton requested that the Case # be read when discussing agenda items. Janey Anderson asked for clarification as to a resident's receiving a courtesy notice instead of a citation. Chairman Kuhl handed out a concise listing of specific violations and criteria for discussion at the July 10<sup>th</sup> meeting.

### **9. Announcements/SCHEDULE OF NEXT HEARING**

The next meeting of the Code Compliance Board is Monday July 10<sup>th</sup>, 2017

### **9. ADJOURNMENT**

Linda Dillon made a motion, second by Janey Anderson to adjourn. The meeting adjourned at 8:45 PM.

Minutes approved on: \_\_\_\_\_

Gary Kuhl, Chairman \_\_\_\_\_